



GROSSMONT HEALTHCARE DISTRICT PROPOSITION G DESIGN & CONSTRUCTION SERVICES

*Monthly Project Construction Report
For the month of _____*

Project: _____

Updated: _____

Contractor: _____

Architect: _____

CEP Construction Budget Status	\$	Work In Place % Complete	Schedule Status	
Award Amount:			Contract Award:	
			Executed Contract:	
Approved CO's:			Original Completion:	
			Duration % Complete:	
Revised Contract:			Approved Time Extension:	
Invoiced to Date:			New Completion:	
Balance			Project Scheduled Variance:	
Total Forecast Pending CO's:			Forecast Completion:	
Forecast Adjusted Budget			% Complete per forecast:	

RISK STATUS	Budget:	Schedule:
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COGEN Construction Budget Status	\$	Work In Place % Complete	Schedule Status	
Award Amount:			Contract Award:	
			Executed Contract:	
Approved CO's:			Original Completion:	
			Duration % Complete:	
Revised Contract:			Approved Time Extension:	
Invoiced to Date:			New Completion:	
Balance			Project Scheduled Variance:	
Total Forecast Pending CO's:			Forecast Completion:	
Forecast Adjusted Budget			% Complete per forecast:	

RISK STATUS	Budget:	Schedule:
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Incident Dashboard

Month	Safety - CAL OSHA Incident		Regulatory Compliance / OSHPD (Notice of Non-Compliance)		Infection Control Breach	
	Yes	No	Yes	No	Yes	No
January						
February						
March						
April						
May						
June						
July						
August						
September						
October						
November						
December						
Total						



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Central Energy Plant

Monthly Project Construction Report- January 2016

Safety –CAL OSHA:

- No reportable safety incidents in January.

Regulatory Compliance/OSHPD (Notice of Non-Compliance):

- No reportable incidents in January.

Infection Control Issues/Status:

- Infection control barriers are in place and in compliance.

Overall Progress:

(Interior)

- Boiler startup is complete.
- Chilled water system is going through testing and sending chilled water to the campus.
- Final painting is ongoing.
- The building SCADA system is in the process of startup.
- Fire alarm and emergency power testing has been completed.

(Exterior)

- The lower parking area has been demolished and will be reinstalled with the proper drainage.
- Work on the emergency generator enclosures is complete with the exception of some waterproofing issues.
- Cooling towers are started and going through testing.
- Fuel oil and chemical treatment systems are completed.

Existing Central Utility Plant (CUP);

- Utility Trellis piping and insulation is complete.
- Rule 21 switchgear has been set and wire pull is complete.
- Telemetry for SDGE is in place for the Rule 21 meter.
- Chilled Water point of connection has been completed.
- The O2 temporary fill point is under way.
- Demolition for the Bulk O2 will start in early February.

COGEN Status:

- CAL ISO agreements and components (Meters) are in process.
- The final normal power HVSB shutdown to land the new turbine and parallel to the utility has been pushed out to mid-February .
- Solar Turbine will start operator training the last week of January.

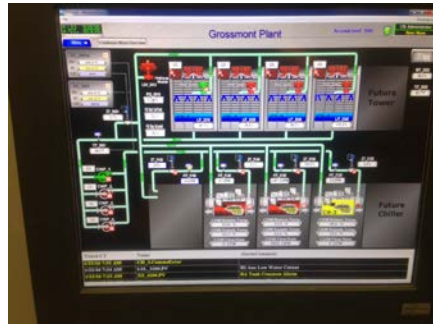


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Construction Status Photos:



Cleaver Brooks Fire Tube Boiler



Chilled Water Controls



Chilled Water pumps

Design Issues:

- Seismic separation between new and old piping in the existing plant.
- O2 design revisions are in progress.

Construction Issues:

- SCADA failed the site acceptance test. Will not be ready for retest for 4 weeks.
- Building is still only able to test in manual mode as there is no functioning operating system.
- HVSB tie-in for new Turbine was pushed due to seismic detail approvals in new Boiler room.
- Plan to get beneficial occupancy has not been provided.
- Chiller #3 has some problems with startup.
- Waterproofing is inadequate around all exterior doors.
- Incorrect concrete placement at lower parking is causing drainage problems.

Corrective Action Plan *(when applicable)*:

- None

Prepared By: Nick Aden



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RISK STATUS	Budget: _____	Schedule: _____
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Heart and Vascular Center (H&V)

Monthly Project Construction Report – January 2016

Safety- CAL OSHA:

- There were no reportable safety incidents in January.

Regulatory Compliance/OSHPD (Notice of Non-Compliance):

- There were no regulatory non-compliances in January.

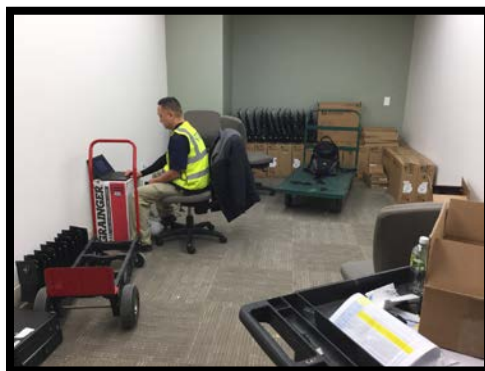
Infection Control Issues/Status:

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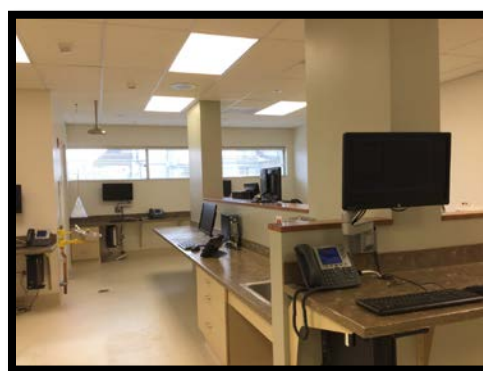
Overall Progress:

- North site exiting ramp and hardscape work have been completed. South site exiting ramp work for Level A and Level B is wrapping up.
- Security Systems, Controls and Fire Alarm devices/testing are complete and pending final testing and tie-in. Commissioning activities are ongoing with utilities being provided from the existing CUP (Chilled Water and Steam). Emergency Power from the new CEP to the H&V building was completed on 1/15/16. Elevator work is in the process of wrapping up.
- Level B - Flooring has had final inspection and punch list repairs are in progress.
- Level A - Fire pump room work is completed. Flooring tie-in to existing building is wrapping up. Delivery of Lab and Pharmacy equipment is near complete.
- Level 1 – Corrections to roof drainage scuppers is near complete.
- Beneficial Occupancy is currently scheduled for January 29, 2016, with the phase 2 work to proceed afterwards for the x2 AHU demo, south loading dock enhancement, Helix 10” water line installation, and road re-surfacing. Most of the Phase 2 work to begin early next month. Contract completion is June 24, 2016.
- Phase 3 work has started with the north site steam line and the duct installation in the existing lab; expected to be completed with contract work on June 24, 2016.

Construction Status Photos:



Level A Lab PC Install Staging



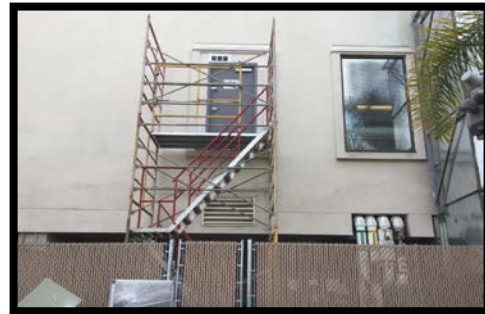
Lab PC Installation



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North Site Steam Line Work



Duct Work in Existing Lab Access



CEP and H&V Inlet Install



CEP and HV Site Coordination Work

Design Issues:

- CEP and HV site concrete interface issues have been resolved.

Construction Issues:

- Concrete oil stain on Level 1 due to contractor placing pipe on floor with insufficient protection creates issues with bleed through and adhesion on future project.
- Contractor is taking longer to get TAB completed due to lack of their sub's resources.
- Contractor is having issues with getting their subs out to complete the punch items and wrap up open items to get Beneficial Occupancy (BO) by January 28, 2016
- Interior signage must be totally replaced as it was constructed improperly by sub-contractor.

Corrective Action Plan *(when applicable):*

- Design: Paint samples are to be reviewed and selected for the backflow preventer. The CEP and HV site concrete issues were resolved with the Civil from both projects and concrete in conflict will be demolished and new re-poured to align with interface.
- Construction: McCarthy is working with their QC Manager to assess and provide recommendations that will be acceptable for the floor stain. Contractor requested more resources from the air balance sub to complete Test and Balance (TAB) and wrap up open items to get Beneficial Occupancy. Contractor will work with their sub-contractor to get the correct interior signage installed.